

ITEM No ...5.....

REPORT TO: CITY DEVELOPMENT COMMITTEE – 30 OCTOBER 2017
REPORT ON: TENDERS RECEIVED BY HEAD OF DESIGN AND PROPERTY
REPORT BY: HEAD OF DESIGN AND PROPERTY
REPORT NO: 343-2017

1 PURPOSE OF REPORT

1.1 This report details tenders received and requests a decision on acceptance thereof.

2 RECOMMENDATION

2.1 Approval is recommended of (1) the acceptance of the tenders submitted by the undernoted contractors and (2) the undernoted total amount, including allowances, for each project.

Project Description	Reference/Project	Contractor	Tender Amount	Fees & Other Costs	Total Amount
15-50791 - Various Properties - Periodic Inspection and Testing of Electrical Installations - Area 2		Construction Services	£281,880.52	£15,000.00	£296,880.52
15-50793 - Various Properties – Service and Maintenance of Emergency Lighting Systems – Area 1		E W Edwardson, Glenrothes	£77,191.99	£15,000.00	£92,191.99
16-1192 - Various Properties - Non Domestic Energy Efficiency Works		Vital Energi, Bellshill	£1,601,000.00	£190,000.00	£1,791,000.00
P16568 – Bridge Maintenance		Tayside Contracts	£66,935.00	£68,884.00	£135,819.00
17-005 Central Library, The Wellgate Centre - Replacement and Upgrading of the Fire Alarm System		ADT Fire and Security, Dundee	£14,967.20	£1,000.00	£15,967.20

3 FINANCIAL IMPLICATIONS

3.1 The Executive Director of Corporate Services has confirmed that funding for the above project is available as detailed on the attached sheet.

4 POLICY IMPLICATIONS

4.1 This Report has been screened for any policy implications in respect of Sustainability, Strategic Environmental Assessment, Anti-Poverty, Equality Impact Assessment and Risk Management. Any issues are detailed on the attached sheets.

5 CONSULTATIONS

5.1 All members of the Council Management Team have been consulted and are in agreement with the contents of this report.

6 BACKGROUND PAPERS

6.1 None.

7 FURTHER INFORMATION

7.1 Detailed information relating to the above Tenders is included on the attached sheet. The construction works in this report have been procured using the general guidance contained in the following documents approved by the Council:

- a Report: 148-2003 - Partnering Guidelines for Construction Projects;
- b Report: 356-2009 - Construction Procurement Policy; and
- c Standing Orders - Tender Procedures of the Council.

Mike Galloway
Executive Director of City Development

Fergus Wilson
Head of Design and Property

FW/GC/JL/KM

23 October 2017

Dundee City Council
Dundee House
Dundee

CLIENT	CITY DEVELOPMENT	CITY DEVELOPMENT																								
PROJECT NUMBER PROJECT PROJECT INFORMATION	15-50791 Various Properties - Periodic Inspection and Testing of Electrical Installations - Area 2 The works comprise the Inspection, Testing and Certification of fixed electrical installations to 125 properties over a 5 year term contract.	15-50793 Various Properties – Service and Maintenance of Emergency Lighting Systems – Area 1 The works comprise the Inspection, Testing, Service and Maintenance of Emergency Lighting Systems to 120 properties over a 3 year term contract.																								
ESTIMATED START AND COMPLETION DATES	Start January 2018 Complete January 2023	Start December 2017 Complete November 2022																								
TOTAL COST	<table> <tr> <td>Servicing and Maintenance Works</td> <td>£281,880.52</td> </tr> <tr> <td>Allowances</td> <td><u>£15,000.00</u></td> </tr> <tr> <td>Total</td> <td><u>£296,880.52</u></td> </tr> </table>	Servicing and Maintenance Works	£281,880.52	Allowances	<u>£15,000.00</u>	Total	<u>£296,880.52</u>	<table> <tr> <td>Servicing and Maintenance Works</td> <td>£77,191.99</td> </tr> <tr> <td>Allowances</td> <td><u>£15,000.00</u></td> </tr> <tr> <td>Total</td> <td><u>£92,191.99</u></td> </tr> </table>	Servicing and Maintenance Works	£77,191.99	Allowances	<u>£15,000.00</u>	Total	<u>£92,191.99</u>												
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FUNDING SOURCE	Revenue – Property Health and Safety	Revenue – Property Health and Safety																								
BUDGET PROVISION & PHASING	2017/2022 £296,880.52	2017/2020 £92,191.99																								
ADDITIONAL FUNDING	None	None																								
REVENUE IMPLICATIONS	None	None																								
POLICY IMPLICATIONS	There are no major issues.	There are no major issues.																								
TENDERS	<p>Negotiated Contract:</p> <table> <thead> <tr> <th><u>Tenderers</u></th> <th><u>Tender</u></th> </tr> </thead> <tbody> <tr> <td>Construction Services</td> <td>£281,880.52</td> </tr> </tbody> </table>	<u>Tenderers</u>	<u>Tender</u>	Construction Services	£281,880.52	<p>The project was procured through the Public Contracts Scotland Portal, 4 compliant offers were received. Evaluation scores on a cost/quality basis as noted below.</p> <table> <thead> <tr> <th><u>Tenderers</u></th> <th><u>Tender</u></th> <th><u>Quality Ranking</u></th> <th><u>Cost/Quality Ranking</u></th> </tr> </thead> <tbody> <tr> <td>E W Edwardson, Glenrothes</td> <td>£77,191.79</td> <td>1</td> <td>1</td> </tr> <tr> <td>SPIE Scotshield, Glasgow</td> <td>£116,584.00</td> <td>3</td> <td>2</td> </tr> <tr> <td>Unite SES Ltd, Perth</td> <td>£183,627.90</td> <td>2</td> <td>3</td> </tr> <tr> <td>McGill, Dundee</td> <td>£191,858.00</td> <td>4</td> <td>4</td> </tr> </tbody> </table>	<u>Tenderers</u>	<u>Tender</u>	<u>Quality Ranking</u>	<u>Cost/Quality Ranking</u>	E W Edwardson, Glenrothes	£77,191.79	1	1	SPIE Scotshield, Glasgow	£116,584.00	3	2	Unite SES Ltd, Perth	£183,627.90	2	3	McGill, Dundee	£191,858.00	4	4
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RECOMMENDATION	Acceptance of the offer from Construction Services.	Acceptance of the offer from E W Edwardson, Glenrothes.																								
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SUB-CONTRACTORS	None	None																								
BACKGROUND PAPERS	None	None																								

CLIENT	CITY DEVELOPMENT	
PROJECT NUMBER PROJECT PROJECT INFORMATION	<p>16-1192 Various Properties - Non Domestic Energy Efficiency Works The works comprise a range of energy conservation measures to be designed and installed in accordance the Scottish Government Framework for Non Domestic Energy Efficiency. The range of proposed measures include building energy control optimisation, LED lighting upgrades, solar photovoltaic roof panels, modifications to heating, ventilation and cooling systems, pipework insulation and combined heat and power. The Council properties involved are Olympia Leisure Centre, Dundee Ice Arena, Central Library, The Crescent, Unit T, Claverhouse, Dundee International Sports Centre, McManus Galleries and Gellatly Street Car Park.</p> <p>The Investment Grade Proposal constitutes an energy efficiency construction programme with guaranteed energy savings. Given an expenditure limit of £1.601 million, the contractor has guaranteed energy savings of a value of £222,282 per annum. This equates to 20% of the baseline energy cost for the 8 properties giving a simple payback period of 7.2 years. This also equates to CO2 savings of over 1,000 tonnes per annum.</p>	
ESTIMATED START AND COMPLETION DATES	Start December 2017 Complete March 2018	
TOTAL COST	Several Works Allowances Total	£1,601,000.00 <u>£190,000.00</u> <u>£1,791,000.00</u>
FUNDING SOURCE	Capital Plan – Non Domestic Energy Efficiency Capital Plan – Energy Efficiency Central Energy Efficiency Fund Total	£1,500,000.00 £102,000.00 <u>£189,000.00</u> <u>£1,791,000.00</u>
BUDGET PROVISION & PHASING	2017/2018	£1,791,000.00
ADDITIONAL FUNDING	None	
REVENUE IMPLICATIONS	Avoided Energy Costs of £222k per annum	
POLICY IMPLICATIONS	There are no major issues.	
TENDERS	The project was procured through the Public Contracts Scotland Portal and Scottish Government Non Domestic Energy Efficiency Framework and five compliant offers were received. Tenders were previously reported to the City Development Committee on 21 August 2017 (Report 263-2017) where approval was granted to proceed with Vital Energi based on their tendered Investment Grade Proposal.	
RECOMMENDATION	Acceptance of the offer from Vital Energi, Bellshill.	
ALLOWANCES	Professional Services Contingencies Total	£110,000.00 <u>£80,000.00</u> <u>£190,000.00</u>
SUB-CONTRACTORS	None	
BACKGROUND PAPERS	None	

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PROJECT NUMBER PROJECT	P16568 Bridge Maintenance	17-005 Central Library, The Wellgate Centre – Replacement and Upgrading of the Fire Alarm System																				
PROJECT INFORMATION	Preparation and application of complete new paint system to Harris Academy footbridge, Riverside Drive, Dundee.	The works comprise the supply and installation of a new Fire Alarm system to replace the existing outdated installation.																				
ESTIMATED START AND COMPLETION DATES	Start November 2017 Complete January 2018	Start November 2017 Complete December 2017																				
TOTAL COST	<table> <tr><td>Contract</td><td>£66,935.00</td></tr> <tr><td>Non Contract Allowances</td><td>£61,694.00</td></tr> <tr><td>Fees</td><td>£7,190.00</td></tr> <tr><td>Total</td><td><u>£135,819.00</u></td></tr> </table>	Contract	£66,935.00	Non Contract Allowances	£61,694.00	Fees	£7,190.00	Total	<u>£135,819.00</u>	<table> <tr><td>Several Works</td><td>£14,967.20</td></tr> <tr><td>Allowances</td><td>£1,000.00</td></tr> <tr><td>Total</td><td><u>£15,967.20</u></td></tr> </table>	Several Works	£14,967.20	Allowances	£1,000.00	Total	<u>£15,967.20</u>						
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FUNDING SOURCE	Capital Plan – Bridge Assessment Work Programme	Capital – Corporate Health and Safety																				
BUDGET PROVISION & PHASING	2017/2018 £135,819.00	2017/2018 £15,967.20																				
ADDITIONAL FUNDING	None	None																				
REVENUE IMPLICATIONS	None	None																				
POLICY IMPLICATIONS	To enhance the local environment.	There are no major issues.																				
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RECOMMENDATION	Acceptance of the offer from Tayside Contracts.	Acceptance of the offer from ADT Fire and Security, Dundee.																				
ALLOWANCES	<table> <tr><td>Network Rail</td><td>£55,000.00</td></tr> <tr><td>Contingencies</td><td>£6,694.00</td></tr> <tr><td>Professional Fees</td><td>£5,690.00</td></tr> <tr><td>CDM Principal Designer</td><td>£1,500.00</td></tr> <tr><td>Total</td><td><u>£68,884.00</u></td></tr> </table>	Network Rail	£55,000.00	Contingencies	£6,694.00	Professional Fees	£5,690.00	CDM Principal Designer	£1,500.00	Total	<u>£68,884.00</u>	<table> <tr><td>Professional Services</td><td>£1,000.00</td></tr> <tr><td>Total</td><td><u>£1,000.00</u></td></tr> </table>	Professional Services	£1,000.00	Total	<u>£1,000.00</u>						
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